



# UNIVERSITY OF ALBERTA

March 25, 2025

Dear Neighbour,

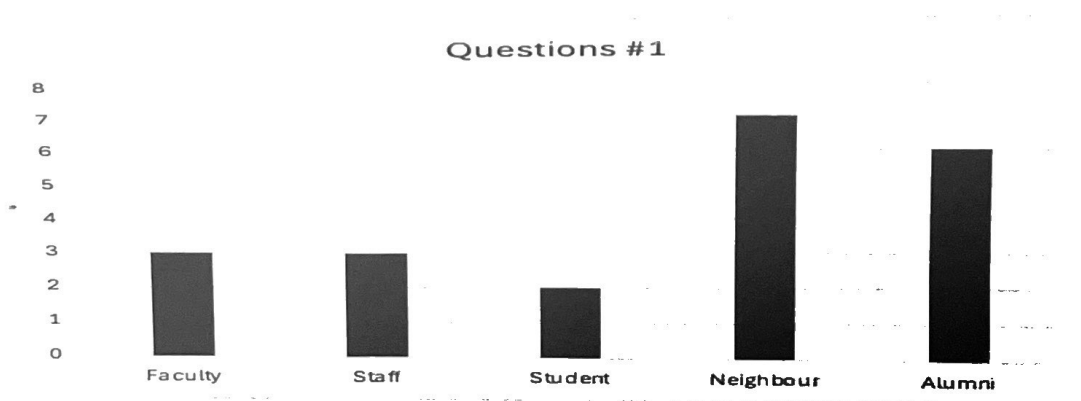
Please find below a summary of comments received at the University of Alberta Open House on February 26, 2025 regarding the U of A North Campus Long Range Development Plan Amendment and Substantial Development Project. This summary also includes comments received online during the 21 days following the open house. Information about the North Campus Long Range Development Plan and Substantial Development project can be found at [www.uab.ca/consult](http://www.uab.ca/consult).

Please forward comments regarding the below summary by April 15, 2025 to the following:

Office of Government and Community Relations  
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10230 Jasper Avenue  
Edmonton, Alberta  
T5J 4P6  
phone: (780) 492-4345  
E-mail: [emily.ball@ualberta.ca](mailto:emily.ball@ualberta.ca)

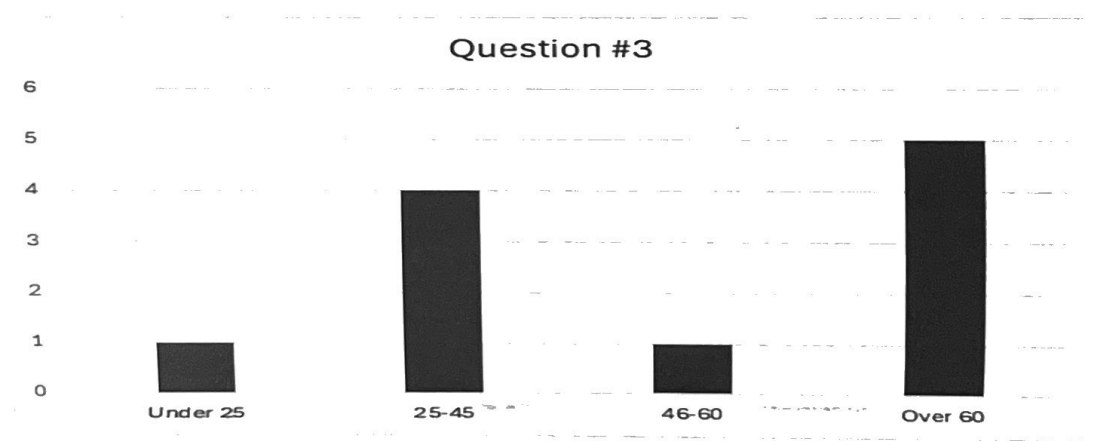
- **33 people attended Open House**
- **12 comment forms received**

1. Please identify (circle) which of the descriptions below best portrays you:

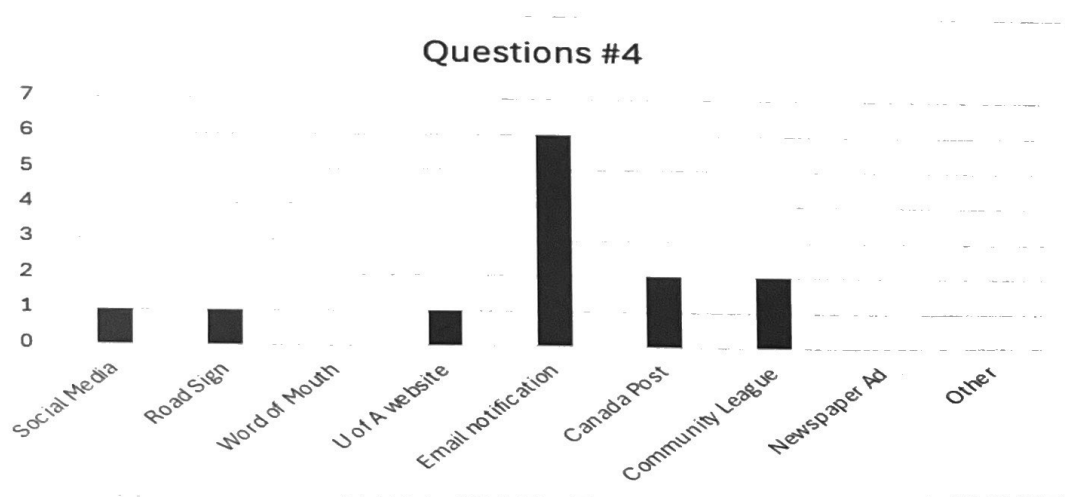


2. If you chose "Other" above, please tell us about yourself. No responses.

3. Please check the age category that describes you.



4. How did you hear about this open house?



5. Are you familiar with the University of Alberta's North Campus Long Range Development Plan and the definition of a Substantial Development project?

**Questions #5**

6. Did the material that was presented increase your understanding of the North Campus Long Range Development Plan Amendment and Substantial Development Project?



7. Please provide comments regarding the North Campus Long Range Development Plan Amendment proposed land use changes and proposed boundary changes on Board #4. The top three themes are:
1. **Support for Specific Developments and Changes:** Comments express support for specific elements of the plan, such as the Faculty of Law Teaching and Learning Centre (TLC) being constructed as per Option 2. There is general approval for the proposed changes and the overall development plan.
  2. **Desire for Community-Oriented Spaces:** There is a strong preference for maintaining undeveloped areas between 111 and 110 streets, north of 87 Avenue, as parkland or mixed-use spaces. The suggestion to incorporate community garden spaces and related amenities highlights a focus on creating spaces that benefit local residents.
  3. **Approval of Mixed-Use Development:** Many respondents appreciate the concept of mixed-use development, seeing it as a positive aspect of the plan. The general sentiment is that the changes make sense and help to clean up the area, but there is a desire for clarity on what specific uses will be included in mixed-use spaces.
8. Please provide comments regarding the proposed future Faculty of Law Teaching and Learning Center (TLC) substantial development project site options on Board #5. The top three themes are:
1. **Support for the Proposed Development:** Participants expressed support for the Faculty of Law TLC, especially for Option 2, and its placement across from Peter Lougheed Hall. Respondents are generally positive about the plan, with some finding the proposed location ideal.
  2. **Concerns About Green Space Preservation:** Some respondents express concern about losing green space on campus. While they appreciate the potential for development, they would prefer to see the Faculty of Law TLC

built within the existing footprint of the Law Center to preserve the green areas, particularly the land east of 111 and north of 90th Avenue.

3. **Questions About the Need and Purpose:** One participant asked about the necessity and expense of the proposed facility. They would like to understand the purpose of the facility and its role in future open houses.
9. Please provide comments regarding the proposed future Faculty of Law Teaching and Learning Center (TLC) substantial development project - conceptual plan on Board # 6. The top three themes are:
  1. **Support for the Development and Design:** Many comments indicated strong support for the proposed development of the Faculty of Law TLC, particularly in Option 2. Respondents are generally positive about the scale and massing of the project, with some appreciating how it fills in the "tooth gap" on the campus.
  2. **Material and Construction Preferences:** Some respondents suggest that the building should be constructed using sustainable or more advanced materials, such as cross-laminated timber or structural steel, rather than traditional stick-frame construction.
  3. **Concerns About Green Space and Tree Preservation:** There are concerns about preserving the existing tree on the south end of the lot. Respondents urge the university to save the tree if possible or, if it must be removed, to plant younger trees early enough to grow before the building opens. There were also suggestions on how to improve connectivity between the new building, Peter Lougheed Hall, and the nearby residence buildings.
10. Please provide any further general comments you may have about the amendment and substantial development project. The top three themes are:
  1. **Presentation and Clarity:** Some respondents suggest using larger poster boards and enhancing the online materials for better understanding and accessibility.
  2. **Development Near Schools and Traffic Concerns:** While there is support for the area's development due to its proximity to transit and services, concerns are raised about development near schools.
  3. **Interest in Future Development Plans:** There is curiosity about the plans for specific areas, particularly the northwest corner of North Campus. Some respondents are eager to learn more about future development, as well as changes to boundaries and areas marked for "Future Study."